

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF MARYLAND**

In re:

CHARLES MARTIN

Debtor

Case No. 20-18680-MCR
Chapter 7

* * * * *

TRUSTEE'S REPORT OF SALE
(5209 Beaufort Avenue, Baltimore, Maryland 21215)

FUNDS RECEIVED:	May 13, 2024
PROPERTY SOLD:	5209 Beaufort Avenue Baltimore, Maryland 21215
PURCHASER:	Different Directions LLC
SALE PRICE:	\$ 8,000.00
COSTS AND EXPENSES:	\$ 0.00
LIENS PAID FROM SALE PROCEEDS:	\$ None
NET TO BANKRUPTCY ESTATE:	\$ 8,000.00

Dated: May 15, 2024

Respectfully submitted,

ROSE & ASSOCIATES, LLC

/s/ Cheryl E. Rose
Cheryl E. Rose, Chapter 7 Trustee, #05934
9812 Falls Road, #114-334
Potomac, Maryland 20854
(301) 527-7789
trusteerose@aol.com

CERTIFICATE OF SERVICE

I HEREBY CERTIFY that on this 15th day of May, 2024, a copy of the foregoing Report of Sale will be served electronically by the Court's CM/ECF system on the following:

- **Glenna Elizabeth Barner** Glenna.Barner@maryland.gov
- **Leah Christina Freedman** bankruptcy@bww-law.com, leah.freedman@bww-law.com
- **Marie Louise Hagen** mlh@mlhagenlaw.com
- **Keith R. Havens** Keith.R.Havens@HavensLawFirm.com, Madeline.Reed@HavensLawFirm.com
- **James M. Hoffman** jhoffman@offitkurman.com, mmargulies@offitkurman.com
- **Nicole C. Kenworthy** bdept@mrrlaw.net
- **Lynn A. Kohen** lynn.a.kohen@usdoj.gov
- **Darren Michael Margolis** dmargolis@lawdmpa.com
- **Shannon Jacob Posner** sjposner@posner-law.com
- **L. Jeanette Rice** Jeanette.Rice@usdoj.gov, USTPRegion04.GB.ECF@USDOJ.GOV
- **Cheryl E. Rose** trusteeose@aol.com, crose@ecf.axosfs.com
- **Roger Charles Simmons** rsimmons@gordonsimmons.com, dwise@gordonsimmons.com; jdziubla@gordonsimmons.com
- **Lisa Yonka Stevens** lisa.y.stevens@usdoj.gov
- **William Scott Tinney** scott@cohenandformanlaw.com
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- **Maurice Belmont VerStandig** mac@mbvesq.com, lisa@mbvesq.com; mahlon@dcbankruptcy.com; mac@dcbankruptcy.com; verstandig.mauricer104982@notify.bestcase.com; verstandiglaw@recap.email
- **Brett Weiss** brett@bankruptcylawmaryland.com, brettecf@gmail.com; TheWeissLawGroup@jubileebk.net; chetan@BankruptcyLawMaryland.com; kbanks@bankruptcylawmaryland.com

I HEREBY FURTHER CERTIFY that on this 15th day of May, 2024, a copy of the foregoing Report of Sale was also mailed first class mail, postage prepaid to the attached current court mailing matrix.

/s/ Cheryl E. Rose
Cheryl E. Rose, #05934, Chapter 7 Trustee